

## Dvoetažni stan sa 3 spavaće sobe s pogledom na more na atraktivnoj lokaciji 300m od plaže, Umag, Flat



### Seller Info

Name: Agencija Europartner  
First Name: Agencija  
Last Name: Europartner  
Company: Europartner d.o.o.  
Name:  
Service Type: Selling  
Additional: office@europartner.hr  
Email:  
Website: <https://www.europartner.hr>  
Country: Croatia  
Region: Istarska županija  
City: Poreč  
City area: Poreč  
ZIP code: 52440  
Address: Mate Vlašića 20  
Mobile: +385 98 923 6402  
Phone: +385 52 433 268  
About us: Europartner is a licensed real estate agency based in Istria in the town of Poreč, an active member of the Croatian Chamber of Commerce.

Our mission is to fulfill the wishes of our clients, we listen to what you tell us and we are focused on realizing your wishes, which helps us with our many years of experience and acquired market knowledge.

Our Real Estate Portfolio is the result of our work and desire to be among the best, and our satisfied clients are the crown of our profession.

Our business does not end with the signing of the contract, we are still available to our clients for all other jobs from the

moment of purchase to carefree  
move into the desired property.

We speak: Croatian, English,  
German, Italian

We are enrolled in:

Directory of real estate agents  
in the Republic of Croatia,  
pursuant to Article 12,  
paragraph 2 of the Law on Real  
Estate Brokering (Official  
Gazette 107/07)  
Register of Real Estate Brokers  
in the Republic of Croatia,  
pursuant to Article 2 of the Law  
on Real Estate Brokering  
(Official Gazette 107/07)

EUROPARTNER d.o.o  
Istarskog Razvoda 1, 52440  
Poreč  
OIB: 68770135089  
MBS: 130003427  
Share capital: 20.000,00 HRK  
The competent court:  
Commerical court Pazin

## Listing details

### Common

|                |   |
|----------------|---|
| Title:         | Dvoetažni stan sa 3 spavaće sobe s pogledom na more na atraktivnoj lokaciji 300m od plaže |
| Property for:  | Sale  |
| Property area: | 103.83 m <sup>2</sup>   |
| Floor:         | 2   |
| Bedrooms:      | 5   |
| Bathrooms:     | 1   |
| Price:         | 339,000.00 €  |
| Updated:       | Jul 28, 2023  |

### Condition

|            |      |
|------------|------|
| Newbuild:  | yes  |
| Built:     | 2022 |
| Condition: | Kept |

## Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Umag  
City area: Umag  
ZIP code: 52470

## Permits

Building permit: yes  
Ownership certificate: yes



## Additional information

Infrastructure: Water, Air conditioner  
Energy efficiency: In preparation

## Parking

Number of parking spaces: 1

## Description

Description: We present you an apartment located in a newly built residential building just a few kilometers from the center of Umag and very close to the beach and the sea. It is a great opportunity for life or investment for rent. The apartment is located on the 2nd floor. Its living area is 111,74 m<sup>2</sup> and is divided into 2 floors. It consists of: kitchen, dining room and living room of 27,70 m<sup>2</sup>, covered terrace (6,20m<sup>2</sup>), hallway, bathroom and two bedrooms, and the gallery has another bedroom and hallway, toilet and large terrace. The owned apartment has one parking space. Other notes: The property can be viewed by signing a brokerage contract, the broker's commission is 3.75% including VAT of the purchase price and will be invoiced after the purchase contract has been concluded. Custom ID: E-139 Energy class: U izradi Remark: Viewing the property is possible with the signing of the brokerage contract, which is the basis for further actions related to the purchase and sale, all in accordance with the Act on Brokerage in Real Estate Transactions. The agency commission is determined by the brokerage contract, and is payable after the conclusion of the sales contract.

## Additional contact info

Reference Number: 498485  
Agency ref id: E-139  
Contact phone: +385 (98) 939-9652